

AMENDMENT NO. 2 RFI RESPONSES

RFPHB160001 Rayburn House Office Building Garage Rehabilitation

May 6, 2016

1. Reference Factor 2: Structural Concrete and Hydro-demolition Experience. Said factor requires that "Project Narratives shall also describe the offerer's self-perform experience, utilization, and qualifications in the hydro-demolition process". We are not aware of a contractor that can meet this requirement, and has experience performing projects in the \$100M realm. We accordingly request that the self-perform requirement be relaxed such that the resume of the offer's hydro-demolition subcontractor be given equal consideration.

Response: Offerors may respond to Factor 2 with subcontractor experience. Please be advised, structural and hydro-demolition experience in relative projects are stated as \$5M, not \$100M. This factor is revised to state the following:

3.4. Factor 2: Offeror's Relevant Structural Project Experience:

The offeror shall provide a narrative describing the offeror's experience in structural concrete repair and hydro-demolition work. Project narratives must describe experience in structural concrete as well as utilization of hydro-demolition. In addition, narratives must describe whether the structural concrete repair and hydro-demolition work will be performed in-house by the prime Offeror, by subcontractors or a combination thereof. If work is being performed by subcontractors, project experience must include the specific subcontractor which the prime Offeror intends to use in completing this work and submit the subcontractor's relative experience in stated scope. The Offeror shall provide a listing of at least two (2) but not more than four (4) past projects/contracts of similar scope, size and complexity with a value of \$5,000,000.00 or greater, completed or substantially complete by the firm during the last ten (10) years. Each project example shall not exceed one single sided page of text.

For each project/contract listed, provide the following:

Each project sheet shall contain the following information:

1. Project Name
2. Project Location
3. Reference - Contracting Agency/Owner/Point of Contact/ Point of Contact's Current Phone Number and Email Address
4. Date of award and completion date(s)
5. Key personnel
6. Description of the Project and relevance of experience to this project.
7. Project cost estimate and actual project cost
8. Project schedule – projected and actual

2. We understand the Amended Solicitation included with Amendment 1 is the current version. The bid form on page 6 of 97 does not seem to be in alignment with the specifications for the Garage Interior Rehabilitation, Garage Emergency Lockdown and the Plaza Waterproofing. Specifically questions are as follows:

- a. The bid form on Amendment 01, page 6 of 97, bid item 0001, includes a detailed description for RHOB Garage Interior Rehabilitation Phase 1. Please confirm the description for Phase 1 is typical for bid items 0002, 0003 and 0004, and that bid items 0002 (Option 1-Phase II), 0003 (Option 2-Phase III) and 0004 (Option 3-Phase IV) are intended to capture the scope of the Garage Interior Rehabilitation of the RHOB.

Response: Correct, work of subsequent phases are of similar scope as Phase 1, however Contract Drawings and Specifications must be referenced for complete scope.

- b. The bid form on Amendment 01, page 6 of 97, bid item 0001, includes a detailed description for RHOB Garage Interior Rehabilitation Phase 1, and does not include any description of the Plaza Waterproofing scope (which is exterior work). Further, Specification Section 12350, Option 1 description seems to indicate "Option 1" is designated for the Plaza Waterproofing bid amount, which is currently captured under bid item 0002, as Phase II (presumably for the Garage Interior Rehabilitation). Please advise if the Plaza Waterproofing costs/bid amounts should be included in one or more of bid items 0001, 0002, 0003 or 0004, or please advise if an additional bid item will be established on the bid form for the Plaza Waterproofing scope

Response: Cost proposal for work of the Plaza Waterproofing shall be included in Base Contract under bid item 0001. Therefore, Base Contract work includes Phase 1 work and Plaza Waterproofing. Specification Section 12350 will be changed to reflect this response.

- c. The bid form on Amendment 01, page 6 of 97, currently includes bid items 0001, 0002, 0003 and 0004. If the assumption is that these bid items are intended to capture the bid amounts for the RHOB Garage Interior Rehabilitation, please advise if additional bid items will be established for the Garage Emergency Lockdown scope recently issued in Amendment 1. As currently stated in Amendment 01, page 1, SF 30, section 14, item 1, the intent is for "Option 4" to be assigned to the Emergency Lockdown project; note that on the current version of the bid form, Option 4 is not assigned to a bid item, however, specification section 12350 designates Option 4 for Phase IV (presumably of the Garage Interior Rehabilitation).

Response: The bid form is revised to reflect Emergency Lockdown scope as Bid Item 0005 or Option 4. Spec Section 12350 will be revised to reflect this response.

- d. Specification Section 12100, Allowances, lists six allowance items, to be included in each phase, for Phases 1-4. Please clarify if the bid amounts associated with these Allowances should be included with the bid amounts for the Phases in the Garage Interior Rehabilitation on bid items 0001, 0002, 0003 and 0004, or will separate spaces

be provided on the bid form to separately record bid amounts for the six allowance items.

Response: Pricing for allowances must be included in bid amounts for each Phase. There will not be a separate line item for allowances in the bid form. All pricing for allowances must be clearly labeled and delineated from phase prices. The bid form will not be revised to include separate line items for allowances.

- e. Specification Section 12200, Unit Prices, includes 19 unit prices items. Please advise if the bid form will be modified to include a unit price bid schedule for recording unit price bid amounts on the bid form. If the bid form is not going to be modified, please advise how the unit prices are incorporated into our bid submission.

Response: Bid form will not be revised for unit prices. A Schedule of Unit prices can be submitted separately for each phase.

- 3. Factor 3B Management Approach states it cannot exceed 5 pages total. Does this mean 5 sheets of paper or 5 sides of paper?

Response: Factor 3B Management Approach shall not exceed 7 single sided pages. Please note item 3.B.2 Quality Control and Safety does not count towards overall 7 pages for this factor. This factor will have specific page counts listed. Please see revised Section L for details. Factor 3.B.2 is revised to state:

3.B.2 - Quality Control & Safety

Provide your company's Quality Control (QC) program including a discussion of all aspects of quality control to include, but not limited to, responsibility for surveillance of work, acceptance, rejection, documentation, tracking and resolution of deficiencies, trend analysis and corrective action. Describe how this process interfaces with Federal Government Contracting Officers (CO) and Contracting Officer's Technical Representatives (COTRs), etc. QC response shall not exceed more than 3 pages of single sided text.

Safety Program: This shall illustrate your company's ability to comply with health and safety requirements. Offerors are to complete a questionnaire outlining their program components, incident history and training programs for the previous three (3) years. Offeror shall a brief narrative on their corporate safety structure, policies, and standard operating procedures. The enclosed SAFETY AND ENVIRONMENT PROGRAM PERFORMANCE QUESTIONNAIRE shall be submitted by Offeror in response to this solicitation. Note that the AOC may not accept Offerors that have incident statistics or workers' compensation experience modification rates exceeding industry average for the Offeror's industry without written explanation acceptable to the government. Offeror will be required to submit corporate health and safety plan after contract award. Responses to Safety Program shall not exceed more than 7 pages of single sided text. This page count includes the safety questionnaire.

- 4. Can Factor 3B Management Approach be expanded to include 10 pages total?

Response: See response to No. 3 above.

5. Does the Safety and Environment Program Performance Questionnaire count in the page count?

Response: See response to No. 3 above.

6. Is the company Quality Control program mentioned in 3.B.2 Quality Control & Safety included in the section's page count?

Response: See response to No. 3 above.

7. We did not find the Safety and Environment Program Performance Questionnaire attached with any documents we have received. Can you please send us this document?

Response: The Questionnaire was provided in Section J attachments. We will provide again in this amendment.

8. Can we submit just the Technical proposal on CD-ROM and exclude the separate section for Pricing Factor from the electronic submission?

Response: Offeror must provide 4 bound hard copies in accordance with instructions in Section L. Please ensure technical proposal and price proposal are on separate CDs. CD-ROM copy of technical and price proposal may also be submitted in addition to hard copies.

9. Factor 1B Subcontractors Relevant Experience states that the section cannot exceed two single sided pages of text. Does this include the subcontractor's resumes? Or, can we attach subcontractor's resumes separate from this page count?

Response: Factor 1B does not ask for resumes.

10. Regarding Factor 2: Offeror's Relevant Structural Project Experience and Factor 3A: Key Personnel, please confirm that we may use subcontractor qualifications to satisfy the hydro-demolition experience and expertise requirements.

Response: Confirmed. Please see response to No. 1 for details.

11. When delivering the proposal for the Rayburn House Office Building Garage Rehabilitation to the screening facility will we be given a time stamped receipt showing the proposal being delivered within the designate time? Is that acceptable or do we have to deliver it in time for the screening facility to have it to your office by the designated time? Thanks for clearing this up for me. I am new in this position and want to be sure I understand the procedures.

Response: The proposals must be received at the screening facility by the bid due date. The screening facility provides a time stamp. As stated in the RFP, the Offeror can provide copy of transmittal to the screening facility to the Contracting Officer as an additional measure.

12. Please reference Standard Form 1442 Section 13.a: Please confirm the copies bid date time & location.

Response: SF 1442 Section 13a was the initial bid due date, however each amendment notes the change bid date, as well as FBO.GOV. Please be advised bid due date is changed to Friday June 3, 2016 at 5PM. This will be reflected in the Amendment Form as well as on Section L and FBO.GOV.

13. Please reference RFP Page 8 of 97 AOC52.211-4 & 5 and paragraph 011000.1.4.F: Please confirm the date the entire project is to be completed.

Response: Clause AOC52.211-4 has been updated to reflect Option 4 Security Lockdown. Contract completion for all Base and Options 1, 2, 3 and 4 is 7/30/2021. This information is consistent with period of performance listed in Spec Section 011000.1.4F. Each phase duration is outlined in the contract for the period of performance. Each option and subsequent phasing is expected to commence immediately following the previous phase of construction. The Security Lockdown work is spread out through all phases of construction and must occur within each phase of construction duration. Drawings and Specifications for the Security Lockdown work will be delineated to show exact limits of work for each phase. This will be provided in a future amendment.

14. Please reference Standard Form 1442 Section 11 and paragraph 011000.1.4.F: Please confirm that the work may begin as allowed by the requirements of the contract documents and there are no other restrictions on the start of the work.

Response: All restrictions on start of work are stated in the Documents. SF1442 Section 11 states start and completion of work. Start is dependent on submission of Performance and Payment Bonds to Contracting Officer for approval. NTP will be given after approval of P&P bonds. The Government anticipates award of Base Contract on or late July/August 2016. For the Base Contract work, the following restrictions for start of work apply:

- a. Garage Interior work for Phase 1 and Security Lockdown Phase 1 (if option exercised) must start no earlier than January 3, 2017. Pre-Construction activities for interior garage rehabilitation such as submittals, Baseline Schedule, Schedule of Values, QC Plan, Safety Plan; etc, may commence immediately after award and Notice to Proceed.
- b. Exterior plaza waterproofing shall commence immediately after contract award and completion of the exterior waterproofing must be completed before the commencement of interior garage rehabilitation work for Phase 1.
- c. Above information will be updated in Division 1 specification Section 011000.

15. Please reference RFP AOC 52.211-5 and 011000.1.13.C: Paragraph 011000.1.13.C indicates that the work is to be performed during non-Government work hours. Paragraph AOC 52.211-5 indicates that work is not allowed during Saturdays, Sundays or Federal holidays and Presidential Inauguration Day. Other than Presidential Inauguration Day, these days can be prime non-government work hours for certain operations. Please confirm that work can occur on Saturdays and Sundays and Federal Holidays, note the night shifts already go into Saturdays and Federal Holidays.

Response: Work can commence on weekends and Federal Holidays with 2-weeks advance notice to AOC and USCP approval.

16. Please reference RFP AOC 52.236-17: In what elements of this project is the Contractor to serve in a Design-Build Contractor's Construction Management Role during Design?

Response: This clause was included in error and has been removed from the RFP.

17. Please confirm if all options are awarded along with the base bid that the bond will be required for the full amount of the contract at the time of award. Please reference AOC 52.228-5.

Response: AOC 52.228-5 speaks to Performance and Payment requirements. P&P bonds are required for all work awarded, therefore if award is Base Bid and any Option, the P&P bonds must be for total value of the contract. AOC 52.228-1 is for Offer Guarantees, which requires 20% of total proposed price for bid bond.

18. Please reference Section B sheet 103 of the Solicitation: The Solicitation on sheet 103 under Factor 5 indicates that certain percentages are to be provided. How is this information to be applied under the contract? Are the bidders to modify the bid form to include the percentages or provide a separate sheet? Is Item "c" to be a percentage? Please confirm that the Subcontractor Mark-up Percentage is the General Contractor's mark-up of Subcontracted Costs?

Response: The intent of Factor 5 is to give Offeror detailed instructions on submission of pricing information. Offeror's price proposal must include breakdown of elements a, b, c and d under Factor 5. The bid form does not need to be modified to include percentages. This breakout should be submitted under Factor 5 as instructed.

19. Please reference Section B sheet 103 of the Solicitation: The Solicitation on sheet 103 under Factor 5 indicates that certain breakout pricing is to be provided. How will this information be used under the contract. Is the pricing breakout applicable to the Base Bid only? Is this breakout information of materials, labor, equipment and facilities for only the total value of the bid items? If a breakout is required for more than the total value, is there a preferred grouping such as General Conditions/Temporary Facilities, Demolition, Concrete Repairs, Masonry, Metals, Carpentry, Thermal & Moisture Protection, Openings, Finishes, Specialties, Equipment, Fire Suppression, Plumbing, Heating Ventilating and Air Conditioning, Electrical, and Fire Alarm? If this breakout format is acceptable, are total values acceptable in lieu of materials, labor, equipment and facilities? Should the Plaza work be a separate item and only be at the total level?

Response: Yes, itemized breakout of pricing is required as stated in Factor 5 of Section L. The intent is to allow the Government to evaluate pricing information accurately and ensure bids are balanced and inclusive of all scope. Pricing can be submitted in preferred grouping or CSI format such as General Conditions, Demolition, Concrete Repairs etc as stated above. Total values are acceptable for each of the categories.

20. Please reference Section B sheet 101 of the Solicitation: Can the Organizational Chart be on an additional page so the response is one page of text plus one page of organizational chart and then the resumes?

Response: Organizational chart can be one page, therefore narrative response to Factor 3A Key Personnel shall be no more than 2 pages which includes the organizational chart. Resumes are not counted in this page count, but individually cannot exceed more than one page. Section L is revised to reflect this response.

21. Please reference Section B sheet 102 of the Solicitation: Section 3.B.2 –Quality Control & Safety references “The enclosed SAFETY AND ENVIRONMENT PROGRAM PERFORMANCE QUESTIONNAIRE...”. Is the questionnaire to be issued by the AOC?

Response: Yes, this was issued in Section J attachments. This will be provided again in this particular amendment.

22. Please advise a date/time in which to conduct subcontractor site visits, including AOC points of contact.

Response: A site visit was conducted on April 18, 2016. An additional site visit will be provided on Friday, May 13th at 10am. The site walk will commence at the 24-hour entrance of the Longworth Building on South Capitol Street between Independence Ave and C Street for visual inspection purposes only. Government personnel will not provide answers or clarifications for the contract, as the RFI cut off date has passed.

23. Does the AOC/design team intend to issue an amendment for the project? When is the anticipated date/time of issuance?

Response: Amendment No. 1 was issued on FBO.GOV on April 22, 2016. This included Option 4 or Security Lockdown. Construction Drawings and Specs for this work is available for pick up from Contracting Officer. Amendment No. 2 was posted on FBO.GOV on May 6, 2016. We anticipate an additional amendment with remainder of technical RFI responses within one week.